

**PUBLIC NOTICE**  
**CITY OF BEXLEY ARCHITECTURAL REVIEW BOARD**  
**BOARD OF ZONING APPEALS**

The Bexley Architectural Review Board will hold a Public Meeting on the following case on Thursday, June 13th, 2013, at 7:00 P. M., in City Council Chambers, Bexley City Hall, 2242 East Main Street, Bexley, Ohio.

The Board of Zoning Appeals hears requests for Special Permits and Appeals for Variances to the requirements of the Zoning Code, Ordinance No.8-72.

**SPECIAL NOTE TO THE APPLICANT:** It is important that you or your representative be present at the Public Hearing. It is a rule of the Board to withdraw an application when a representative is not present.

Application No.: 13-0070  
Applicant: Arthur Einzig  
Owner: Mr. & Mrs. Sam Naham  
Location: 2390 Bryden Rd.

**REQUEST:** The applicant is seeking architectural review and approval to allow three (3) new 3<sup>rd</sup> floor dormers; two on the front (south side) and one continuous dormer on the rear (north side) of the principal structure at this location.

A copy of this application is available for review in the Building Department office during the hours of 8:00 A.M. until 4:00 P.M. If you have any questions, please call the Bexley Building Department at 559-4240.

Please contact the City of Bexley at 559-4240 at least 48 hours before the scheduled meeting if you need any accommodation or assistance in order to participate at the meeting.

Mailed by 06-06-2013

### Proximity Report Results

68054/9759520

The selection distance was **100 feet**.

The selected parcel was **020-001436**.

To view a table showing the **12 parcels** within the displayed proximity, scroll down.

 [Get Report](#)

 [Print Window](#)

 [Back to Proximity Report](#)

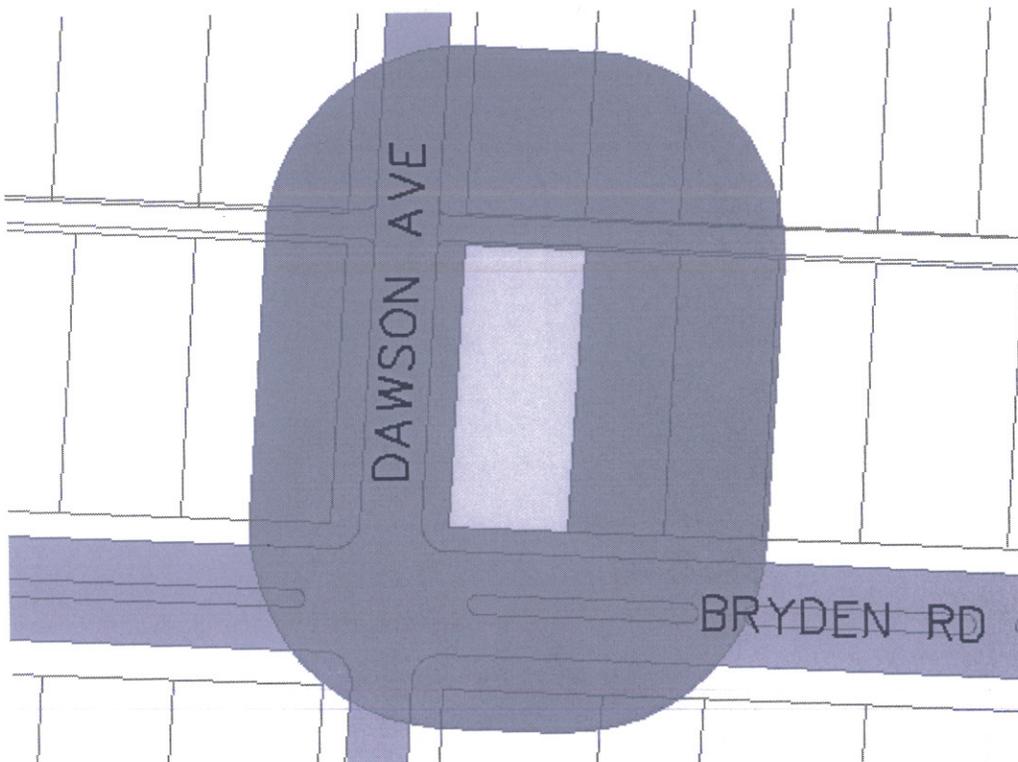


Image Date: Thu May 30 12:01:02 2013

### Proximity Parcels

**Hint:** To copy this report to another program:

1. Hold down the left mouse button over the top-left corner of the area you want to get.
  2. Drag the mouse to the bottom-left corner of the desired area.
  3. Let go of the mouse button.
  4. Select Edit Copy from the menu bar.
- You can then Paste the report into another application.

Parcel	Owner Name	Address
020-001392	BAYLIS LAWRENCE A BAYLIS ADRIANE L	02413 BEXLEY PARK RD
020-001393	COHEN STEVEN A & DEBBIE C	02419 BEXLEY PARK RD
020-001436	ESTEP JOSHUA A	2390 BRYDEN RD
020-001253	HAENSZEL GEORGE W & LAUREEN C	2400 BRYDEN RD
020-002713	KRAJNAK PETER J & ANN M CROFT	2368 BRYDEN RD
020-001435	KUHN MARY A	2404 BRYDEN RD
020-001434	LAMUTH JACQUELINE E	2410 BRYDEN RD
020-002915	LINDSMITH QUINTIN F & ELIZABETH A	02379 BEXLEY PARK RD
020-001390	LOWTHER JOHN R & REBECCA L	02399 BEXLEY PARK RD
020-002064	MINCKLER WILLIAM E & JOSEPH W MARTI	2401 BRYDEN RD
020-001446	RANDLE ELIZABETH S	2389 BRYDEN RD
020-001391	SHACKETT MICHAEL J	02403 BEXLEY PARK RD





City of Bexley

20130030

Review #(MA-) 203070

Residential Architectural Review Application

- Roof Replacement
  - Window Replacement
  - Wall Finish Replacement
  - Other (Minor repair/replacement) ROOF DORMER CONSTRUCTION
- \*THIS IS NOT A BUILDING PERMIT  
This is for the review process

The purpose of the Architectural Review District is to maintain the quality and existing character of residential neighborhoods in the City of Bexley. The Board of Zoning Appeals (the "Board" or the "BZA") is charged with the responsibility as assuring that new homes and exterior changes to existing homes are compatible with and do not adversely affect the surrounding neighborhood.

1. LOCATION OF JOB: 2390 BRYDEN ROAD
2. Owner: MR. & MRS. SAM NAKEM Phone No. 614 537 7809

3. Applicant: ARTHUR KENZIG  Architect /  Contractor /  Other

4. Applicant Address: 985 COLONIAL DR. YO. OH 44505 Phone 330 720 5140

Description of proposed changes: ADD ROOF DORMERS ON SOUTH & NORTH SIDES OF ROOF

Description of any extenuating circumstances to be considered: (attach separate sheet if necessary)

THERE ARE NONE

\*REQUIRED: prior to work begins - Color Photographs; showing the existing structure (roof, doors, windows, trim, etc.)

Please indicate: the existing materials and the proposed changes of exterior materials to be used in the completion of your design project. Check all that apply in each category below:



**D. EXTERIOR WALL FINISH (SIDING, ETC.)**

1. Existing Wall Finish:

Wood Shingle       Siding (vinyl, aluminum, wood, other) \_\_\_\_\_  
 Brick                       Stucco

2. Proposed NEW Finish Manufacturer: STUCCO OR VINYL SHAKE-STYX

3. Proposed NEW Finish - style, SIDING ON SIDES OF FORMERS  
color: WHITE TO MATCH      COLOR SHALL BE WHITE TO MATCH

**E. (DECKS, GARAGES, PERGOLAS) LOT INFORMATION**

*N.A.  
(NO CHANGES,  
ADDITIONS, OR  
ALTERATIONS)*

Address \_\_\_\_\_ Zoning District \_\_\_\_\_

Lot width \_\_\_\_\_ ft. Depth \_\_\_\_\_ ft. Total area \_\_\_\_\_ sq. ft.

Existing Residence (foot print) \_\_\_\_\_ sq. ft. Existing Garage \_\_\_\_\_ sq. ft.

PROPOSED ADDITION (foot print) \_\_\_\_\_ sq. ft. Proposed Garage \_\_\_\_\_ sq. ft.

Existing Building Height \_\_\_\_\_ one-story \_\_\_\_\_ two-story

Permitted Lot Coverage \_\_\_\_\_ % = \_\_\_\_\_ sq. ft.

Lot to be covered \_\_\_\_\_ % = \_\_\_\_\_ sq. ft.

Please submit a **SITE PLAN**, which gives the setback from existing structures to front, side and rear property lines. Also indicate the additions and provide the new setback from front, side and rear property lines.

**• FEES:**

Estimated cost to do the job \$ 50,000

Architectural review fees are based on valuation of the project as follows:  
\$50.00 for 1<sup>st</sup> \$10,000 valuation, and \$5.00 for each additional \$10,000 valuation.



Signature

5/21/13  
Date

Total Fee based on valuation: \$ 70.00

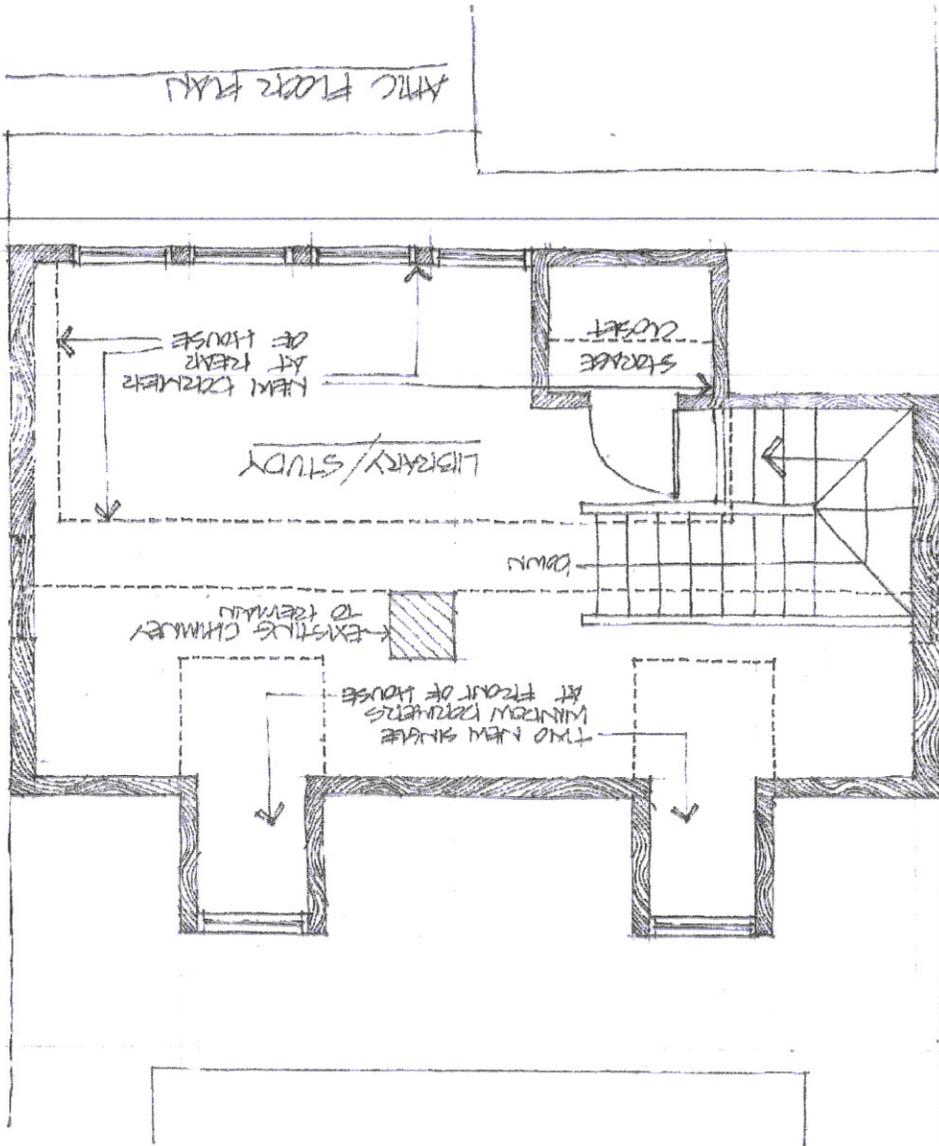
- 1. Upon review and approval of this application a Certificate of Appropriateness will be issued.
- 2. REQUIRED: separate permit application is required for a building permit.



2390 Bryden Rd.







EXISTING WALL  
 ROUND CORNER TO  
 BE RESTRICED  
 OR REFRACED  
 OF SOUTH SIDE  
 OF HOUSE

ATTIC FLOOR FINISH

LEAK CHECKERS  
 AT REAR  
 OF HOUSE

LIBRARY/STUDY

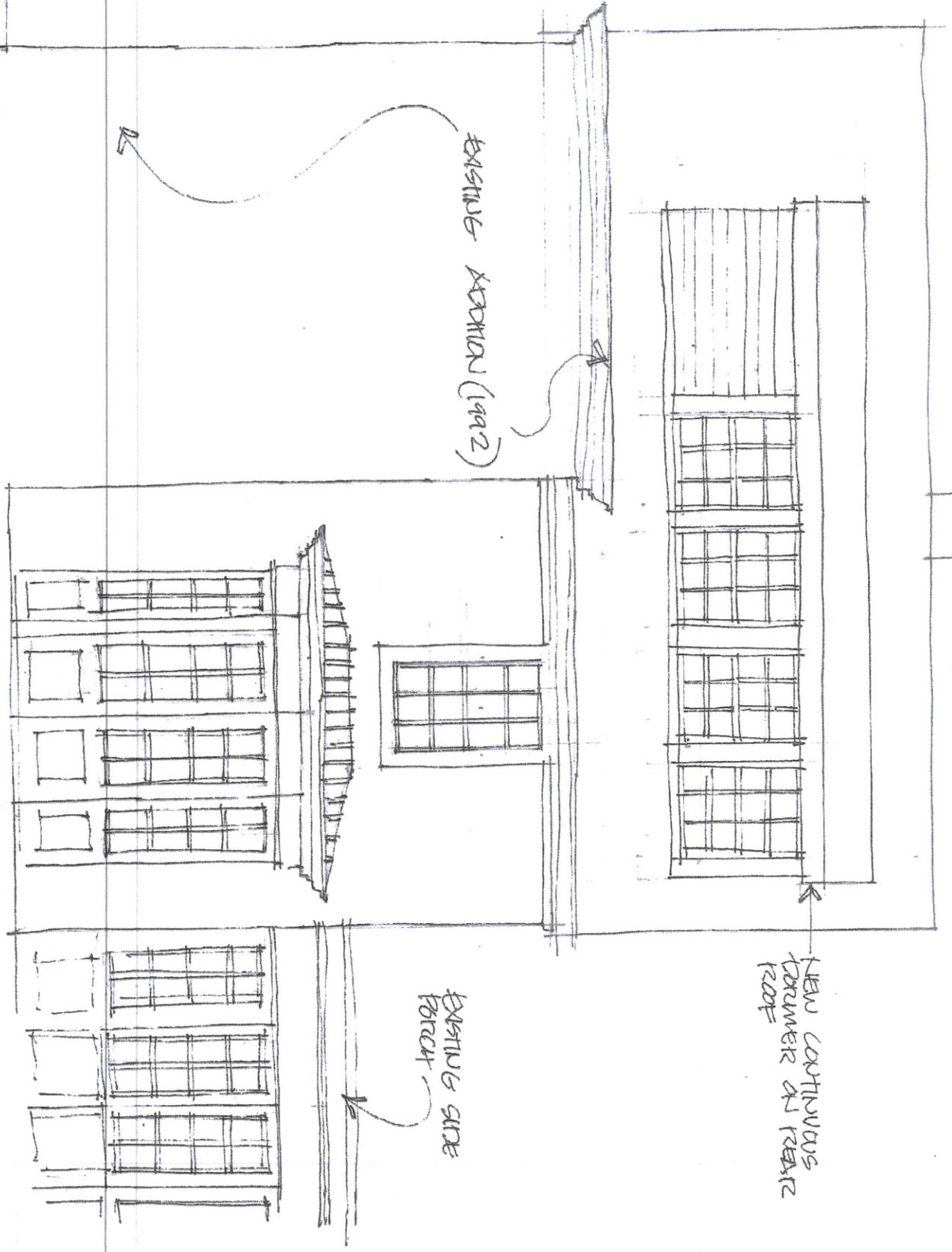
STORAGE  
 CLOSET

DOWN

EXISTING CHIMNEY  
 TO REMAIN

TWO NEW SINGLE  
 WINDOW OPENINGS  
 AT FRONT OF HOUSE

REAR ELEVATION



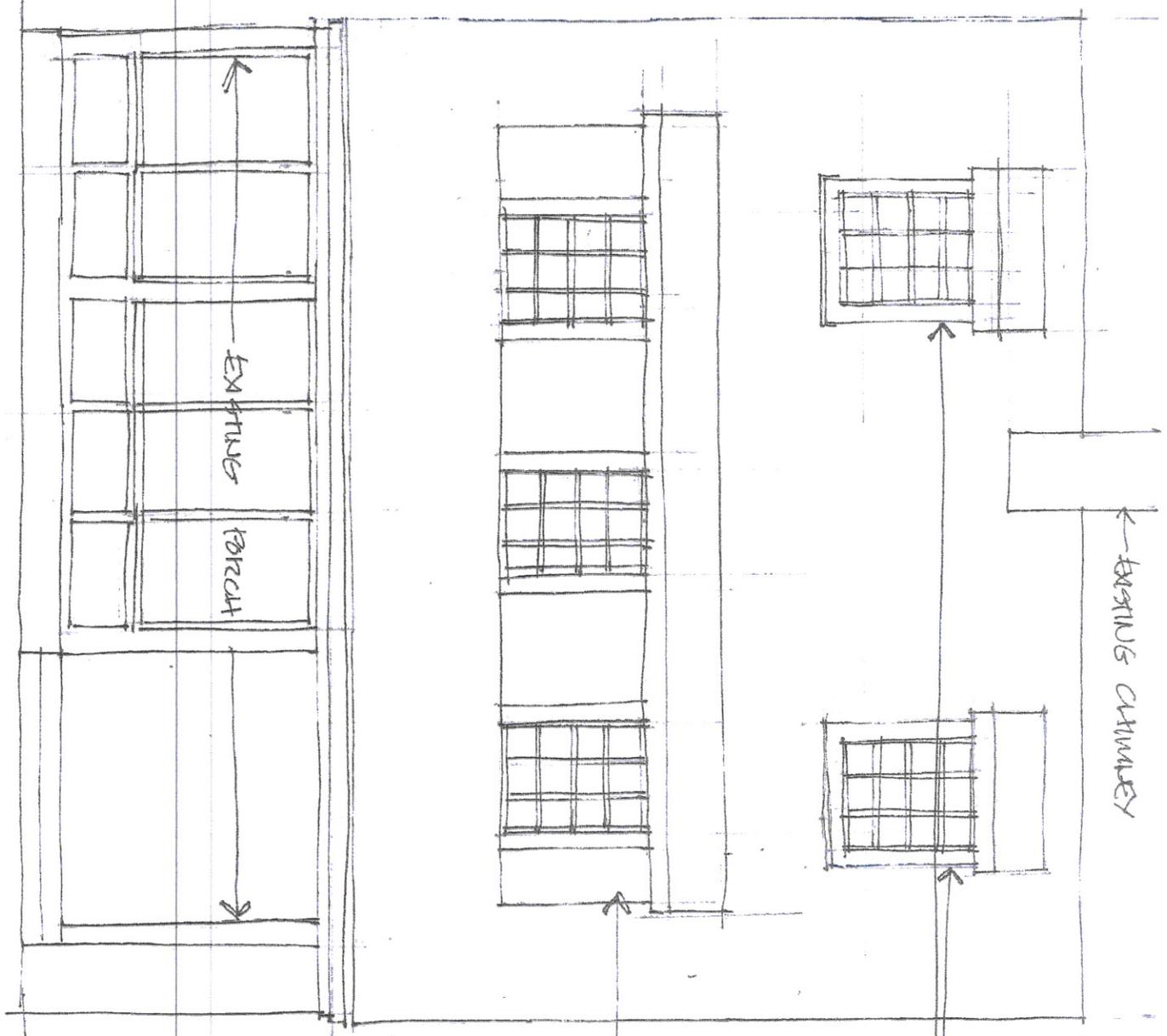
EXISTING ADDITION (1992)

EXISTING CHIMNEY

EXISTING SIDE PORCH

NEW CONTINUOUS CORNER AT REAR ROOF

FRONT ELEVATION



EXISTING

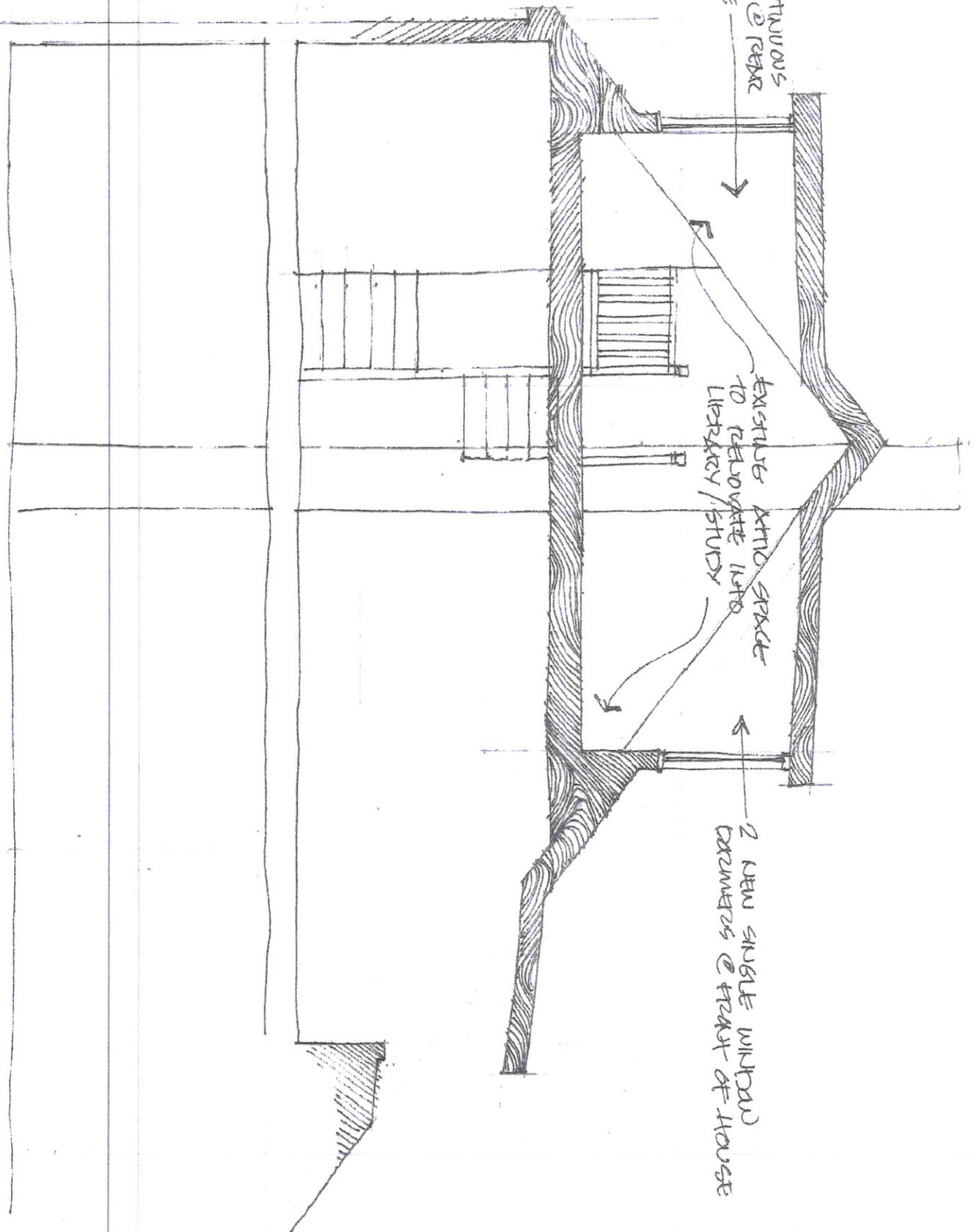
PORCH

EXISTING CONTINUOUS FRONT TRIMMER

TWO NEW SINGLE WINDOW TRIMMERS ON FRONT ROOF

EXISTING CHIMNEY

CROSS SECTION / ATTIC AREA



# MYERS SURVEYING Co.

2740 East Main Street, Columbus 43209 (Bexley), Ohio

LOT 247

BEXLEY PARK

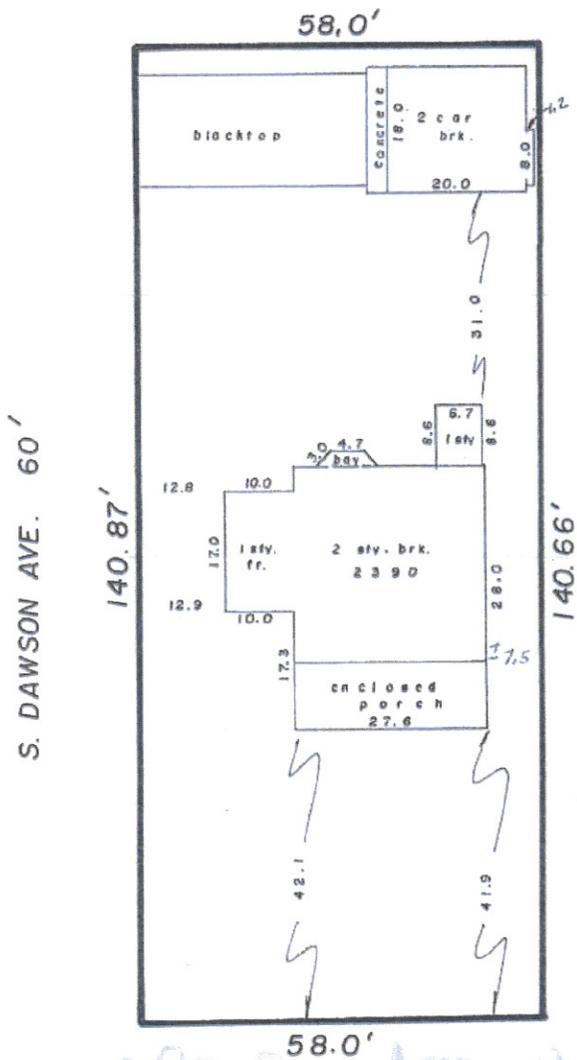
BEXLEY, OHIO

FOR  
CHICAGO TITLE INS. CO.  
AND/OR  
GMAC MORTGAGE CORP.

P.B. 11 Page 35  
Scale 1" = 20'

15' ALLEY

Franklin Co. Rec. Office  
8-14-'86



S. DAWSON AVE. 60'

2390 Bryden #16008

BRYDEN RD. 80'

NOT TO BE USED TO ERECT FENCES

We hereby certify that the foregoing plat was prepared from an actual survey of the premises. No side line of principal building is less than dimension shown. Iron pins not set unless indicated thus -0-. For Mortgage Loan & Title Insurance purposes only.

O' DONNELL



MYERS SURVEYING CO.  
By *Albert O. Myers, Jr.*  
Registered Surveyor